

# PLAN URBANISTIC DE DETALIU

## - SOS. SALAJ NR.383A SECTOR 5, BUCURESTI nr. cadastral 235903

BILANT	mp	%
Steren = 2983,0		
Sconstruita	1057,13	35,44
Ssp. verde	900,00	30,17
Scirculatii	1025,87	34,39
<b>TOTAL</b>	<b>2983,00</b>	<b>100%</b>

**Hmax.=23,00m la atic**  
**Sdesfasurata 7450,00**  
 \* Locuinta colectiva cu comert la parter spre strada  
 \* Numar spatii comerciale 3buc.  
 - Suprf. utila 592,80mp

- LIMITA P.U.D.
- LIMITE PROPRIETATI
- TERENURI IN CURS DE DEZVOLTARE IMOBILIARA
- CAROSABIL EXISTENT
- TROTUAR EXISTENT
- PROPUNERI REGLEMENTARI
- EDIFICABIL MAXIM DE CONSTRUIT
- PROF. PUS - LOCUINTA COLECTIVA
- COMERT/SERVICIU LA PARTERUL BLOCULUI
- BALCOANE
- SPATIU VERDE IN INOINTA
- CAROSABIL PROPUIS
- ACCES AUTO
- ACCES PIETONAL
- ZONA IN CURS DE AVIZARE cf. R.L.U. PUZ S5
- DELIMITARE UNITATE TERRITORIALA DE REFERINTA

**INDICATORI URBANISTICI**

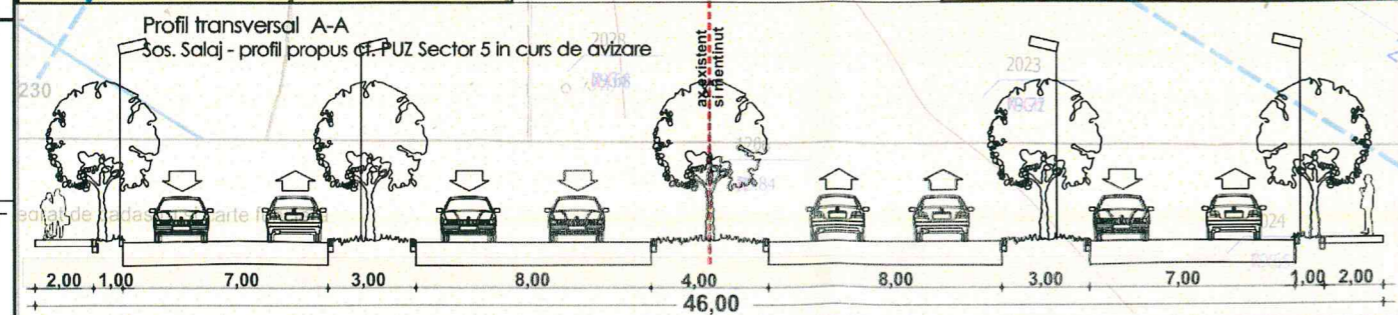
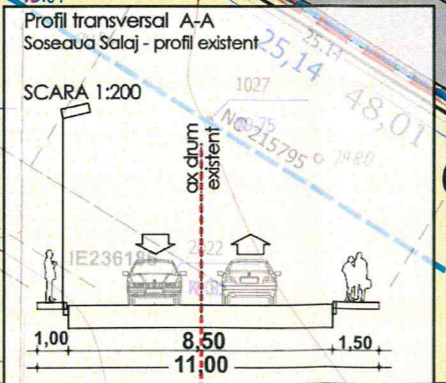
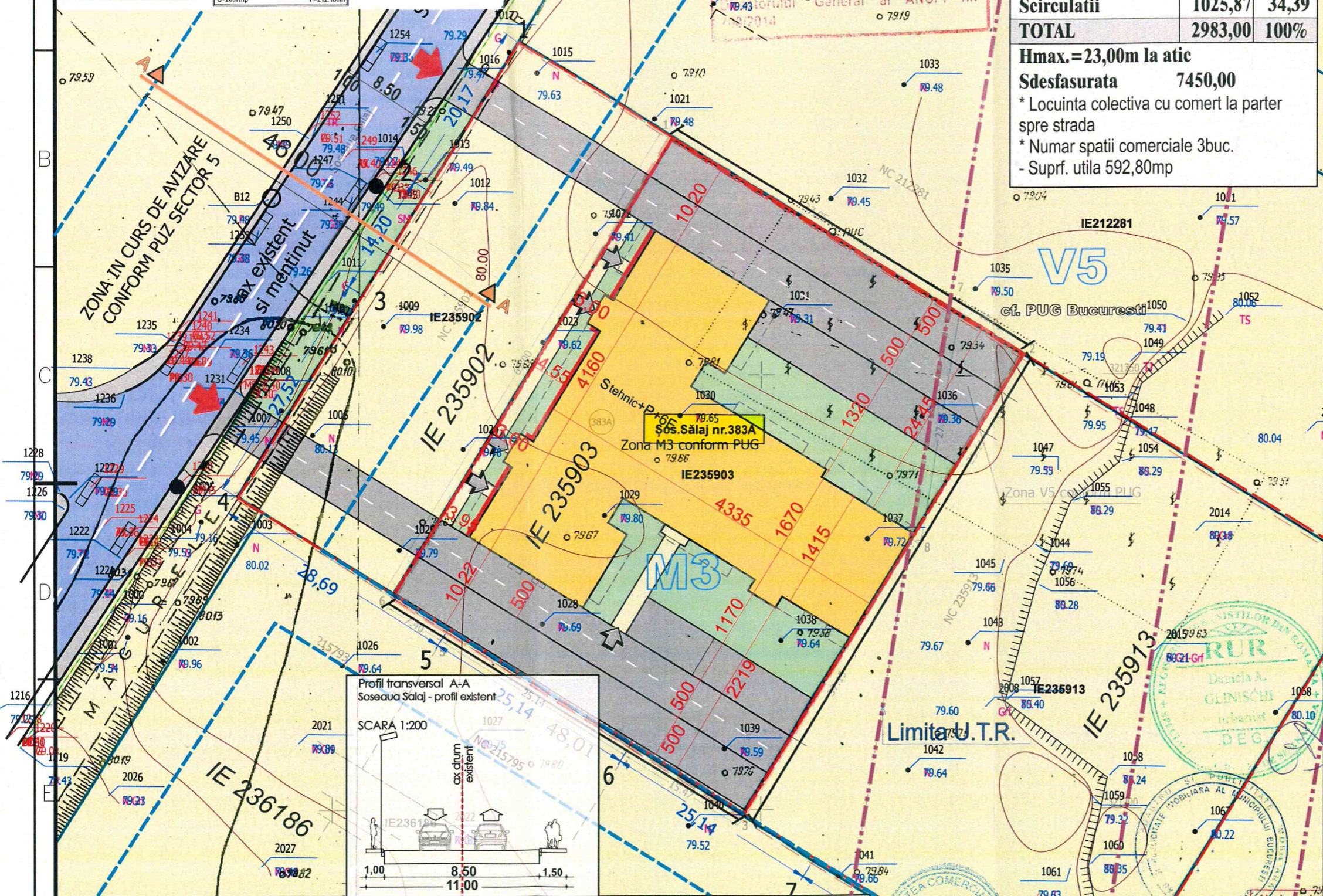
	conf. P.U.D.	conf. P.U.G.
POT propus	35,45%	60%
CUT propus	2,5	2,5
RH propus	Stehnic+P+6E	
Hmax. la atic	23,00m	

- LEGENDA TOPOGRAFICA**
- limita proprietate
  - gard
  - sosea/trotuar
  - taluz sus
  - 78.81 punct cotat
  - curba de nivel principala

Nr. Pct.	Coordonate pct. de contur X [m]	Y [m]	Lungimi laterali D(i,i+1)
1	321277.388	584589.325	48.010
2	321252.459	584630.356	62.256
3	321199.253	584598.030	15.473
4	321207.357	584584.849	25.143
5	321220.525	584563.430	7.396
6	321224.398	584557.130	62.004

Nr. Pct.	Coordonate pct. de contur X [m]	Y [m]	Lungimi laterali D(i,i+1)
7	321257.684	584521.756	37.948
8	321277.388	584589.325	62.004
9	321224.398	584557.130	7.396
10	321220.525	584563.430	25.143
11	321207.357	584584.849	15.473
12	321199.253	584598.030	37.148
13	321231.001	584617.319	27.049

Nr. Pct.	Coordonate pct. de contur X [m]	Y [m]	Lungimi laterali D(i,i+1)
14	321252.459	584630.356	10.063
15	321257.684	584621.756	27.049
16	321231.001	584617.319	25.108



Proiectant General:  
**S.C. SDH Architecture S.R.L.**  
 str. Temisana nr.19, Bucuresti  
 J40/3174/2008 - CUI 23353656  
 tel: 0744838406

Beneficiar: **S.C. SIMEDO CONSTRUCT S.A.**  
 Denumire proiect: **PUD CONSTRUIRE IMOBIL LOCUINTE COLECTIVE CU SPATII COMERCIALE LA PARTER SOS. SALAJ NR.383A**

Specialitatea	URBANISM	Scara	1/ 500
Sef proiect	Urb. Daniela Glinischi	Faza PUD	
Proiectat	Urb. Daniela Glinischi		

**REGLEMENTARI URBANISTICE ETAPA 1**  
**PI. 04**